

**STATE OF TEXAS**                         **\$**

**COUNTIES OF POTTER**                 **\$**

**AND RANDALL**                         **\$**

**CITY OF AMARILLO**                   **\$**

On the 12th day of August 2010, the Tax Increment Reinvestment Zone Board met in a regularly scheduled meeting at 12:00 p.m., in Room 306, City Hall, 509 SE 7<sup>th</sup> Avenue, Amarillo, Texas with the following members present:

VOTING MEMBERS	PRESENT	MEETINGS HELD	MEETINGS ATTENDED
Lilia Escajeda, Amarillo College	No	27	25
Dr. Paul Proffer, Amarillo Hospital District	Yes	16	15
John Ben Blanchard, Amarillo Independent School District	Yes	7	7
Paula Bliss, City of Amarillo	No	32	29
Richard Brown, Chairman, City of Amarillo	Yes	31	29
Paul Harpole, Vice-Chair, City of Amarillo	Yes	31	29
Carol Autry, Potter County	Yes	29	27
H.R. Kelley, Potter County	Yes	15	13
Sonya Letson, Potter County	Yes	31	26

OTHERS PRESENT:

Dean Frigo, Assistant City Manager  
Kelley Shaw, Planning Director  
Courtney Goodman-Morris, Attorney II  
Karon Watkins, Recording Secretary

Chairman Brown opened the meeting at 12:00 p.m., established a quorum and conducted the consideration of the following items.

ITEM 1 Approve the minutes of the regular meeting of June 10, 2010.

Chairman Brown asked for corrections, deletions or changes to minutes. Board Member Autry identified the misspelling of her last name in:

ITEM 4, paragraph 3, line 9, replace “Autrey” with “Autry”.

Chairman Brown asked for other corrections, deletions or changes to the minutes and hearing none approved the June 10, 2010 minutes as distributed and corrected.

ITEM 2 Briefing on the status of Amarillo's Transportation Enhancement Nomination for the Downtown Amarillo Streetscape Project.

Mr. Shaw stated the Downtown Amarillo Streetscape Project was not chosen as a recipient for the TxDOT Transportation Enhancement Program funding. Board Member Harpole asked if there was a way to find out what the selected applicants proposed and how the project was presented. Mr. Shaw said he believed the applications were public records and would look into getting information on those applications.

ITEM 3 Discuss the role of a new TIRZ subcommittee on TIRZ initiated public improvement projects.

Chairman Brown restated his intent to initiate a new TIRZ subcommittee and broadened the scope of study from TIRZ support for pedestrian lighting in conjunction with the newly adopted Downtown Urban Design Standards to include the overall TIRZ ability to support other improvement projects and produce a compilation of possible projects. Chairman Brown stated consideration should include city funding, public utility involvement, land and property owners' participation and technical expertise as well as TIRZ support. Mr. Shaw said staff could look at other TIRZ projects, for example in Lubbock or Dallas and present their findings on what other TIRZ Boards were doing. Board Member Blanchard stated the TIRZ Board could be proactive in their project selection by reviewing several projects and choosing those which best fit the Board's criteria. Council Member Letson added developers, property owners and citizens of Amarillo need to see things happening with regards to improvements and downtown redevelopment.

ITEM 4 Consider the TIRZ budget for the 2010-11 fiscal year.

Mr. Frigo presented a final draft of the 2010-11 fiscal year budget and noted the final numbers received from the appraisal districts were higher than anticipated which should increase revenue. He estimated with expenditures of approximately \$358,000 which include \$15,000 for Professional Services, \$13,500 for Travel, allowing each board member to attend one seminar/conference each, \$96,500 for Certificate of Obligation and \$225,000 set aside for Community Projects, an ending balance for 2010-11 of nearly \$1 million could be expected.

Board Member Blanchard asked if the City Commission would have to approve a budget amendment, if project costs exceeded the \$225,000 allocated. Mr. Frigo said the City Commission approves each project; however if a project exceeded the budgeted \$225,000, a budget amendment would need to be presented to the City Commission, as well as the project itself. A motion to approve the budget as presented was made by Board Member Harpole, seconded by Board Member Blanchard and carried unanimously.

ITEM 5 Report on Status of Projects:

a. Fisk Courtyard by Marriott Redevelopment Project

Mr. Shaw stated the project was proceeding as scheduled. Beth Duke with Center City, said the rooftop lighting would be done at the Center City Block Party on August 21, 2010 at 10:00 p.m. and should be visible from IH-40. Ms. Duke confirmed a soft opening was still expected during the week of Thanksgiving and a grand opening to follow sometime in January 2011.

b. Double R Lofts

Mr. Shaw stated Darrin Hudson is meeting with Panhandle Regional Planning Commission in regards to a possible loan from the loan consortium.

c. Downtown Amarillo Inc. Consultant Planning Studies

Mr. Shaw stated all of the planning studies have been completed and DAI plans to present the results to the Board at the next meeting.

ITEM 6 Committee Reports

a. Marketing

There was nothing to report.

b. Hotel Development

There was nothing to report.

c. Subcommittee on Extensions

The subcommittee did not meet.

ITEM 7 Public Comments

The Board can take no action on matters presented or discussed.

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There being no further items before the Board, the meeting adjourned at 12:36 p.m. All remarks are recorded and are on file in the Planning Department.